

# **REPORT OF THE COMMITTEE ON BUSINESS AND ECONOMIC DEVELOPMENT**

**June 24, 2003**

The Honorable,  
The Board of Commissioners of Cook County

## **ATTENDANCE**

Present: Chairman Collins, Vice Chairman Goslin, Commissioners Gorman, Hansen, Maldonado, Murphy and Quigley (7)

Absent: None (0)

Also Present: Ronald Coverson - Department of Planning

Ladies and Gentlemen:

Your Committee on Business and Economic Development of the Board of Commissioners of Cook County met pursuant to notice on Tuesday, June 24, 2003 at the hour of 10:00 AM in the Board Room, Room 569, County Building, 118 North Clark Street, Chicago, Illinois.

Your Committee has considered the following items and upon adoption of this report, the recommendations are as follows:

259878 DEPARTMENT OF PLANNING AND DEVELOPMENT, by Gwendolyn D. Clemons, Director, transmitting a Communication, dated May 20, 2003:

Re: Tamberlin Henry/396 East 159th Street  
Resolution Approving Class 8 Special Exception to Abandonment

respectfully submitting this Resolution regarding the application for Class 8 property tax incentive for your consideration.

Tamberlin Henry requests the special exception to the 24 month abandonment rule under the Class 8 Ordinance for Property Index Number 29-21-104-007-0000, located at 396 East 159th Street, Harvey, Illinois. This Resolution is required so that the owner can complete its application to the Assessor of Cook County.

Submitting the Tamberlin Henry application for Class 8, the Resolution of the City of Harvey, and a Department of Planning and Development staff report for your information.

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PROPOSED RESOLUTION

**WHEREAS**, the Cook County Board of Commissioners has adopted a Real Property Assessment Classification 8 which provides an applicant a reduction in the assessment level for a commercial facility; and

**WHEREAS**, the County Board of Commissioners has received and reviewed an application from Tamberlin Henry, and the Resolution of the City of Harvey for a vacant commercial facility located at 396 East 159th Street, Harvey, Cook County, Illinois, Property Index Number 29-21-104-007-0000.

**WHEREAS**, Class 8 requires the validation by the County Board of the shortened period of qualifying abandonment in cases where the commercial facility has been abandoned for less than 24 consecutive months upon purchase; and

**WHEREAS**, the Cook County Board of Commissioners has determined that the building was abandoned for 14 months to date, and that special circumstances are present.

**NOW, THEREFORE, BE IT RESOLVED**, by the President and Board of Commissioners of the County of Cook, State of Illinois, that the President and Board of Commissioners indicate their approval for the filing of an application for a Cook County Real Estate Classification 8 abatement incentive to Tamberlin Henry for an abandoned commercial facility located at 396 East 159th Street, Harvey, Cook County, Illinois; and

**BE IT FURTHER RESOLVED**, that the County Clerk is hereby authorized and directed to forward a certified copy of this Resolution to the Office of the Cook County Assessor.

**\*Referred to the Business & Economics Development Committee on 6/17/03**

259879

DEPARTMENT OF PLANNING AND DEVELOPMENT, by Gwendolyn D. Clemons, Director, transmitting a Communication, dated May 28, 2003:

Re:    Leep's Supply Company  
       Resolution Approving Class 8 Special Exception to Abandonment

respectfully submitting this Resolution regarding the Leep's Supply Company application for Class 8 property tax incentive for your consideration.

Leep's Supply Company requests approval of the special exception to the 24 month vacancy rule under the Class 8 Ordinance. This Resolution is required so that the owner can complete its application to the Assessor of Cook County.

Submitting the company application for Class 8, the Resolution of the Village of Lynwood, Illinois, and a Department of Planning and Development staff report for your information.

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PROPOSED RESOLUTION

**WHEREAS**, the Cook County Board of Commissioners has adopted a Real Property Assessment Classification 8 which provides an applicant a reduction in the assessment level for an industrial facility; and

**WHEREAS**, the County Board of Commissioners has received and reviewed an application from Leeps Supply Company and the Resolution from Lynwood, Illinois, for a vacant industrial facility located at 19830 Stony Island, Lynwood, Cook County, Illinois, Property Index Number 32-11-404-021; and

**WHEREAS**, Class 8 requires the validation by the County Board of the shortened period of qualifying abandonment in cases where the industrial facility has been abandoned for less than 24 consecutive months upon purchase; and

**WHEREAS**, the Cook County Board of Commissioners has determined that the building was abandoned for 20 months to date, and that special circumstances are present.

**NOW, THEREFORE, BE IT RESOLVED**, by the President and Board of Commissioners of the County of Cook, State of Illinois, that the President and Board of Commissioners indicate their approval for the filing of an application for a Cook County Real Estate Classification 8 abatement incentive to the company for an abandoned industrial facility located at 19830 Stony Island, Lynwood, Cook County, Illinois, under the provision for abandonment of less than 24 months; and

**BE IT FURTHER RESOLVED**, that the County Clerk is hereby authorized and directed to forward a certified copy of this Resolution to the Office of the Cook County Assessor.

**\*Referred to the Business & Economics Development Committee on 6/17/03**

259880

DEPARTMENT OF PLANNING AND DEVELOPMENT, by Gwendolyn D. Clemons, Director, transmitting a Communication, dated May 20, 2003:

Re: SASA Holdings, LLC  
Resolution Approving Class 6b Special Exception to Abandonment

- respectfully submitting this Resolution regarding the Company's application for Class 6b property tax incentive for your consideration.

- SASA Holdings, LLC requests approval of the special exception to the 24 month abandonment rule under the Class 6b Ordinance. This Resolution is required so that the company can complete its application to the Assessor of Cook County.

Submitting the company application for Class 6b, the Resolution of the Elk Grove Village, and a Department of Planning and Development staff report for your information.

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#### PROPOSED RESOLUTION

- **WHEREAS**, the Cook County Board of Commissioners has adopted a Real Property Assessment Classification 6b that provides an applicant a reduction in the assessment level for an industrial facility; and

**WHEREAS**, the County Board of Commissioners has received and reviewed an application from SASA Holdings, LLC and the Resolution from the Elk Grove Village for an abandoned industrial facility located at 1800 Touhy Avenue, Elk Grove Village, Cook County, Illinois, Property Index Number 08-26-303-027-0000.

**WHEREAS**, Class 6b requires the validation by the County Board of the shortened period of qualifying abandonment in cases where the industrial facility has been abandoned for less than 24 consecutive months upon purchase; and

**WHEREAS**, the Cook County Board of Commissioners has determined that the building was abandoned for 14 months upon submission of application and that special circumstances are present.

**NOW, THEREFORE, BE IT RESOLVED**, by the President and Board of Commissioners of the County of Cook, State of Illinois, that the President and Board of Commissioners indicate their approval for the filing of an application for a Cook County Real Estate Classification 6b abatement incentive to SASA Holdings, LLC for an abandoned industrial facility located at 1800 Touhy Avenue, Elk Grove Village, Cook County, Illinois, under the provision for abandonment of less than 24 months; and

**BE IT FURTHER RESOLVED**, that the County Clerk is hereby authorized and directed to forward a certified copy of this Resolution to the Office of the Cook County Assessor.

**\*Referred to the Business & Economics Development Committee on 6/17/03**

In response to Commissioner Hansen's question regarding the number of jobs the Department of Planning estimates, Ron Coverson, Assistant Director for the Department of Planning and Economic Development stated in regards to the first applicant Tamberlin Henry will create 13 full-time positions, 6b ordinance for SASA Holdings, LLC will create 60 full-time jobs and Leeps Supply Company the Class 8 application will create 15 full-time jobs for a total of 88 new positions.

Chairman Collins noted that based on the amount of space and the number of children to be serviced, the State of Illinois has established laws for day care centers and ratios are included in this legislation. Additionally, there are local ordinances which deal with child staff ratios.

Commissioner Hansen is concerned that the Department of Planning & Development is not providing the committee with concrete numbers for proposed jobs.

Chairman Collins stated that Commissioner Hansen's point is well taken and in the future she will request the Department of Planning & Development to supply the committee with the estimates of how many jobs will be created.

Commissioner Hansen suggested that the Department of Planning & Economics give the committee a memorandum with the estimated jobs that will be created before the Board meeting.

Commissioner Murphy stated that the county should have an obligation to revisit the businesses after six months or a year to make certain that they have hired the number of people they said they would. If they have not the county should have a process where by the county could take away the tax incentives that were given to them when they first applied.

